BILL GARRETT, Davidson County
Trans:T20140011759 DEEDQC
Recvd: 02/19/14 15:25 4 pgs
Fees:27.00 Taxes:0.00
20140219-0014308

QUITCLAIM DEED

THIS INSTRUMENT PREPARED BY: **JEFFREY MOBLEY, atty.** **Howard Mobley Hayes & Gontarek, PLLC** **2319 Crestmoor Road** **Nashville, Tennessee 37215** **(615) 627-4444**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is NONE. **William W. Bivins, Affiant** Subscribed and sworn to before me, this 18th day of February, 2014. Notary Public My Commission Expires: LINDSAY KEEFE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES: December 6, 2016

Address new owners as follows:	Send Tax Bills to:	Map-Parcel Numbers
Jonathan E. Bivins and William W. Bivins, JTWROS 810 Setliff Place Nashville, Tennessee 37206	SAME	Map 83-06-0 Parcel 062.00

KNOW ALL PERSONS BY THESE PRESENTS that for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, and for the express purpose of making a re-conveyance to create a joint tenancy with right of survivorship between us, we, Jonathan E. Bivins, an unmarried person, and William W. Bivins, an unmarried person, hereby remise, release and quitclaim unto Jeffrey Mobley, Trustee, his successors and assigns, the tract of land in Davidson County, Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Lot No. 35 on the Plan of Roy F. Williams Subdivision of the Hunter Tract, as of record in Book 547, page 13, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Jonathan E. Bivins and William W. Bivins by deed from Jonathan E. Bivins of record as instrument no. 20080723-0075537, Register's Office for Davidson County, Tennessee.

This is improved property known as 810 Setliff Place, Nashville, Tennessee 37206.

For purposes of clarification, the prior deed to the grantors contained a scrivener's error, to wit: the derivation clause referenced a deed to Jonathan E. Bivins dated June 28, 2008; that date was incorrect; the correct date was June 28, 2002.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

And now, I, the said Jeffrey Mobley, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby remise, release and quitclaim unto **Jonathan E. Bivins and William W. Bivins, as joint tenants with right of survivorship**, the same property hereinabove described and set forth, to which reference is hereby made, and said property is quitclaimed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

WITNESS our hands this 13 day of February, 2014.

Jonathan E. Bivins

Jonathan E. Bivins

STATE OF CO)
COUNTY OF Denver)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jonathan E. Bivins, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 13th day of February, 2014.

My Commission Expires: 7/18/15

Notary Public

TYLER PHELPS
Notary Public
State of Colorado

William W. Bivins

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, William W. Bivins, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 18th day of February, 2014.

My Commission Expires: _____

Notary Public

LINDSAY KEEFE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES:
December 6, 2016

Jeffrey Mobley, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jeffrey Mobley, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 18th day of February, 2014.

My Commission Expires: _____

Notary Public

LINDSAY KEEFE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES:
December 6, 2016